



**AGENDA OF THE REGULAR MEETING  
OF THE PLANNING COMMISSION  
CITY COMMISSION CHAMBERS, CITY HALL  
THURSDAY, MAY 20, 2010 - 3:30 P.M.**

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

APPROVAL OF THE MARCH 18, 2010 MINUTES OF THE PLANNING COMMISSION

**NEW BUSINESS**

**1. PUBLIC HEARING CASE # 016-1-052010 – BIG BOYS TOYS – REZONING**

AN ORDINANCE OF THE CITY OF LEESBURG, FLORIDA, REZONING OF APPROXIMATELY 2 +/- ACRES FROM C-1 (NEIGHBORHOOD COMMERCIAL) TO SPUD (SMALL PLANNED UNIT DEVELOPMENT) TO ALLOW FOR A CONSIGNMENT STORE THAT SPECIALIZES IN SPORTING GOODS, ATVS, TRACTORS AND RECREATIONAL VEHICLES FOR A PROPERTY GENERALLY LOCATED ON THE NORTH SIDE OF MAIN STREET WEST OF LONE OAK DRIVE ADJACENT TO SEMINOLE DRIVE - **(CITY COMMISSION DATES - 1<sup>ST</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING ON JULY 12, 2010)**

**2. PUBLIC HEARING CASE # 017-3-052010 - WOLFY'S RESTAURANT - VARIANCE**

A REQUEST OF THE PLANNING COMMISSION TO GRANT A VARIANCE TO SEC. 25-280 DISTRICT DEVELOPMENT STANDARDS, TABLE 4-3 DISTRICT DEVELOPMENT STANDARDS FOR NONRESIDENTIAL DISTRICTS TO ALLOW A REDUCTION IN FRONT SETBACK FROM THE REQUIRED 20' TO 10' IN A C-2 (COMMUNITY COMMERCIAL) ZONING DISTRICT FOR PROPERTY GENERALLY LOCATED ON THE EAST SIDE OF 14<sup>TH</sup> STREET (U.S. HIGHWAY 27), ONE BLOCK NORTH OF CITIZENS BOULEVARD - **(CITY COMMISSION DATES - 1<sup>ST</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING ON JULY 12, 2010)**

**3. PUBLIC HEARING CASE # 018-0-052010 - MUSSO-SPENCE – LARGE SCALE COMPREHENSIVE PLAN AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 20 ACRES AND GENERALLY LOCATED SOUTH OF PARK HOLLAND ROAD, EAST OF PICCIOLA ROAD, LYING IN SECTION 14, TOWNSHIP 19 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA, FROM COUNTY URBAN TO CITY LOW DENSITY RESIDENTIAL AND CITY CONSERVATION **(CITY COMMISSION DATES - 1<sup>ST</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING TBD PER DCA RESPONSE)**

**4. PUBLIC HEARING CASE # 019-0-052010 - WOODRELL – LARGE SCALE COMPREHENSIVE PLAN AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 24 ACRES AND GENERALLY LOCATED SOUTH OF PARK HOLLAND ROAD, EAST

OF PICCIOLA ROAD, LYING IN SECTION 14, TOWNSHIP 19 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA, FROM COUNTY URBAN TO CITY LOW DENSITY RESIDENTIAL AND CITY CONSERVATION - **(CITY COMMISSION DATES - 1<sup>st</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING TBD PER DCA RESPONSE)**

5. **PUBLIC HEARING CASE # 020-0-052010 - DEEMS – LARGE SCALE COMPREHENSIVE PLAN AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 16 ACRES AND GENERALLY LOCATED AT THE SOUTHWEST CORNER OF THE INTERSECTION OF OLD TAVARES AND SLEEPY HOLLOW ROADS, LYING IN SECTION 20, TOWNSHIP 19 SOUTH, RANGE 25 EAST, LAKE COUNTY, FLORIDA, FROM COUNTY URBAN TO CITY ESTATE RESIDENTIAL - **(CITY COMMISSION DATES - 1<sup>st</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING TBD PER DCA RESPONSE)**

6. **PUBLIC HEARING CASE # 021-0-052010 - TEETER – LARGE SCALE COMPREHENSIVE PLAN AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 23 ACRES AND GENERALLY LOCATED NORTH OF SR 44, WEST OF CR 468, LYING IN SECTION 29, TOWNSHIP 19 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA, FROM COUNTY URBAN AND COUNTY URBAN EXPANSION TO CITY INDUSTRIAL AND CITY CONSERVATION - **(CITY COMMISSION DATES - 1<sup>st</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING TBD PER DCA RESPONSE)**

7. **PUBLIC HEARING CASE # 022-0-052010 - LAFAYETTE SQUARE – LARGE SCALE COMPREHENSIVE PLAN AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 94 ACRES AND GENERALLY LOCATED SOUTH OF EL RANCHO DRIVE AND CABALLO ROAD, LYING IN SECTION 33, TOWNSHIP 19 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA, FROM COUNTY URBAN TO CITY ESTATE RESIDENTIAL AND CITY CONSERVATION - **(CITY COMMISSION DATES - 1<sup>st</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING TBD PER DCA RESPONSE)**

8. **PUBLIC HEARING CASE # 024-0-052010 - HAWTHORNE – LARGE SCALE COMPREHENSIVE PLAN AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 68 ACRES AND GENERALLY LOCATED NORTH OF CR 48 AND EAST OF US HWY 27, LYING IN SECTIONS 13 AND 14, TOWNSHIP 20 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA, FROM COUNTY URBAN TO CITY GENERAL COMMERCIAL AND CITY CONSERVATION - **(CITY COMMISSION DATES - 1<sup>st</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING TBD PER DCA RESPONSE)**

9. **PUBLIC HEARING CASE # 025-0-052010 - PEAR PARK – LARGE SCALE COMPREHENSIVE PLAN AMENDMENT**

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN FOR THE CITY OF

LEESBURG, FLORIDA, CHANGING THE FUTURE LAND USE MAP DESIGNATION OF A CERTAIN PROPERTY CONTAINING APPROXIMATELY 50 ACRES AND GENERALLY LOCATED NORTH OF UNIVERSITY AVENUE AND WEST OF US HWY 27, LYING IN SECTION 24, TOWNSHIP 20 SOUTH, RANGE 24 EAST, LAKE COUNTY, FLORIDA, FROM CITY HIGH DENSITY RESIDENTIAL AND CITY GENERAL COMMERCIAL TO CITY INSTITUTIONAL AND CITY CONSERVATION - (CITY COMMISSION DATES - 1<sup>st</sup> READING ON JUNE 28, 2010 AND A 2<sup>ND</sup> READING TBD PER DCA RESPONSE)

## **ANNOUNCEMENTS**

- 1. THE NEXT SCHEDULED MEETING OF THE LEESBURG PLANNING COMMISSION IS JUNE 24, 2010.**

## **ADJOURNMENT**

**NOTICE:** "F.S.S. 286.01 PERSONS WITH DISABILITIES NEEDING ASSISTANCE TO PARTICIPATE IN ANY OF THESE PROCEEDINGS SHOULD CONTACT THE HUMAN RESOURCES DEPARTMENT, ADA COORDINATOR, AT 352.728.9740, 48 HOURS IN ADVANCE OF THE MEETING.

F.S.S. 286.0105 – "If a person decides to appeal any decision made by the Commission with respect to any matter considered at this meeting, they will need a record of the proceedings, and that for such purpose they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based." The City of Leesburg does not provide this verbatim record.